

01- 0 -1938

**AN ORDINANCE
BY COMMUNITY DEVELOPMENT & HUMAN RESOURCES COMMITTEE**

**AN ORDINANCE CORRECTING ORDINANCE 01-O-1345 BY
PROVIDING AN AMENDED LEGAL DESCRIPTION OF THE PARK
PLACE SOUTH HOUSING ENTERPRISE ZONE, AND FOR OTHER
PURPOSES.**

WHEREAS; Ordinance 01-O-1345, adopted by the City Council on October 1, 2001, and approved by the Mayor on October 9, 2001, created the Park Place South Housing Enterprise Zone; and

WHEREAS; said ordinance includes a legal description in Exhibit "A" that does not reflect the correct legal boundaries of the Park Place South Housing Enterprise Zone as depicted on the corresponding map;

**NOW, THEREFORE, THE CITY COUNCIL OF ATLANTA, GEORGIA HEREBY
ORDAINS:**

SECTION 1: Ordinance 01-O-1345 is hereby corrected by deleting the legal description attached thereto and substituting in lieu thereof the corrected description attached hereto as Exhibit A.

SECTION 2: All ordinances and parts of ordinances in conflict herewith are hereby repealed.

EXHIBIT A-1
Legal Description
Park Place South
Housing Enterprise Zone
(Revised 11/13/2001)

Tract South of New South Pryor Road

All that tract or parcel of land lying and being in Land Lot 72 of the 14th District of Fulton County, Georgia and being more particularly described as follows:

BEGINNING at a point being the intersection of the southerly Right-of-Way of New South Pryor Road (50' R/W) and the southwesterly Right-of-Way of Amal Drive (50' R/W) [the preceding roads intersect twice, this being the most easterly intersection]; thence along said Right-of-Way of Amal Drive the following bearings and distances: South 28° 12' 42" East a distance of 361.02 feet to a point; thence along a curve to the right an arc distance of 254.20 feet (said curve having a radius of 184.02 feet; a chord distance of 234.47 feet and a chord bearing of South 11° 20' 34" West) to a point; thence along a curve to the right an arc distance of 245.71 feet (said curve having a radius of 282.44 feet; a chord distance of 238.03 feet and a chord bearing of South 75° 56' 06" West) to a point; thence along a curve to the right an arc distance of 338.47 feet (said curve having a radius of 381.25 feet; a chord distance of 327.46 feet and a chord bearing of North 53° 42' 37" West) to a point; thence North 28° 16' 39" West a distance of 187.63 feet to a point intersecting the southerly Right-of-Way of aforementioned New South Pryor Road [this being the most westerly intersection]; thence along said Right-of-Way of New South Pryor Road and running North 61° 44' 28" East a distance of 521.31 feet to the POINT OF BEGINNING. Said tract containing 5.788 acres.

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Tract North of New South Pryor Road

All that tract or parcel of land lying and being in Land Lot 72 of the 14th District of Fulton County, Georgia and being more particularly described as follows:

BEGINNING at a point being the intersection of the northerly Right-of-Way of New South Pryor Road (50' R/W) and the southwesterly Right-of-Way of Amal Drive (50' R/W) [the preceding roads intersect twice, this being the most easterly intersection]; thence along said Right-of-Way of New South Pryor Road and running South 61° 44' 28" West a distance of 521.37 feet to a point intersecting the northeasterly Right-of-Way of aforementioned Amal Drive [this being the most westerly intersection]; thence along said Right-of-Way the following bearings and distances: North 28° 16' 39" West a distance of 115.49 feet to a point; thence along a curve to the left an arc distance of 102.33 feet (said curve having a radius of 235.51 feet; a chord distance of 101.53 feet and a chord bearing of North 40° 43' 31" West) to a point; thence leaving said Right-of-Way of Amal Drive and running North 62° 29' 55" East a distance of 163.03 feet to a point; thence North 16° 39' 31" East a distance of 88.42 feet to a point; thence North 62° 14' 48" East a distance of 126.14 feet to a point; thence South 74° 35' 16" East a distance of 154.86 feet to a point; thence North 62° 34' 56" East a distance of 71.27 feet to a point on the southwesterly Right-of-Way of aforementioned Amal Drive; thence along said Right-of-Way the following bearings and distances: along a curve to the right an arc distance of 114.06 feet (said curve having a radius of 797.42 feet; a chord distance of 113.96 feet and a chord bearing of South 32° 18' 33" East) to a point; thence South 28° 12' 42" East a distance of 52.61 feet to the POINT OF BEGINNING. Said tract containing 2.720 acres.

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All that tract or parcel of land lying and being in Land Lot 72 of the 14th District of Fulton County, Georgia and being more particularly described as follows:

To reach the true point of beginning, commence at a point being the intersection of the southeasterly Right-of-Way of New South Pryor Road (50' R/W) and the northeasterly Right-of-Way of Amal Drive (50' R/W); thence along said Right-of-Way of Amal Drive the following bearings and distances: South 28° 12' 42" East a distance of 361.06 feet to a point; thence along a curve to the right an arc distance of 13.94 feet (said curve having a radius of 234.02 feet; a chord distance of 13.94 feet and a chord bearing of South 26° 31' 13" East) to a point being the TRUE POINT OF BEGINNING, from point thus established and leaving said Right-of-Way of Amal Drive and running thence North 61° 44' 28" East a distance of 559.24 feet to a point; thence South 04° 05' 20" West a distance of 688.05 feet to a point; thence North 61° 21' 37" West a distance of 539.98 feet to a point on the southeasterly Right-of-Way of aforementioned Amal Drive; thence along said Right-of-Way along a curve to the left an arc distance of 309.40 feet (said curve having a radius of 234.02 feet; a chord distance of 287.35 feet and a chord bearing 13° 03' 42" East) to the true POINT OF BEGINNING. Said tract containing 6.00 acres.

Legal Description
Park Place South
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(Revised 11/13/2001)

LEGAL DESCRIPTION
(Lakewood Partners, LLC)

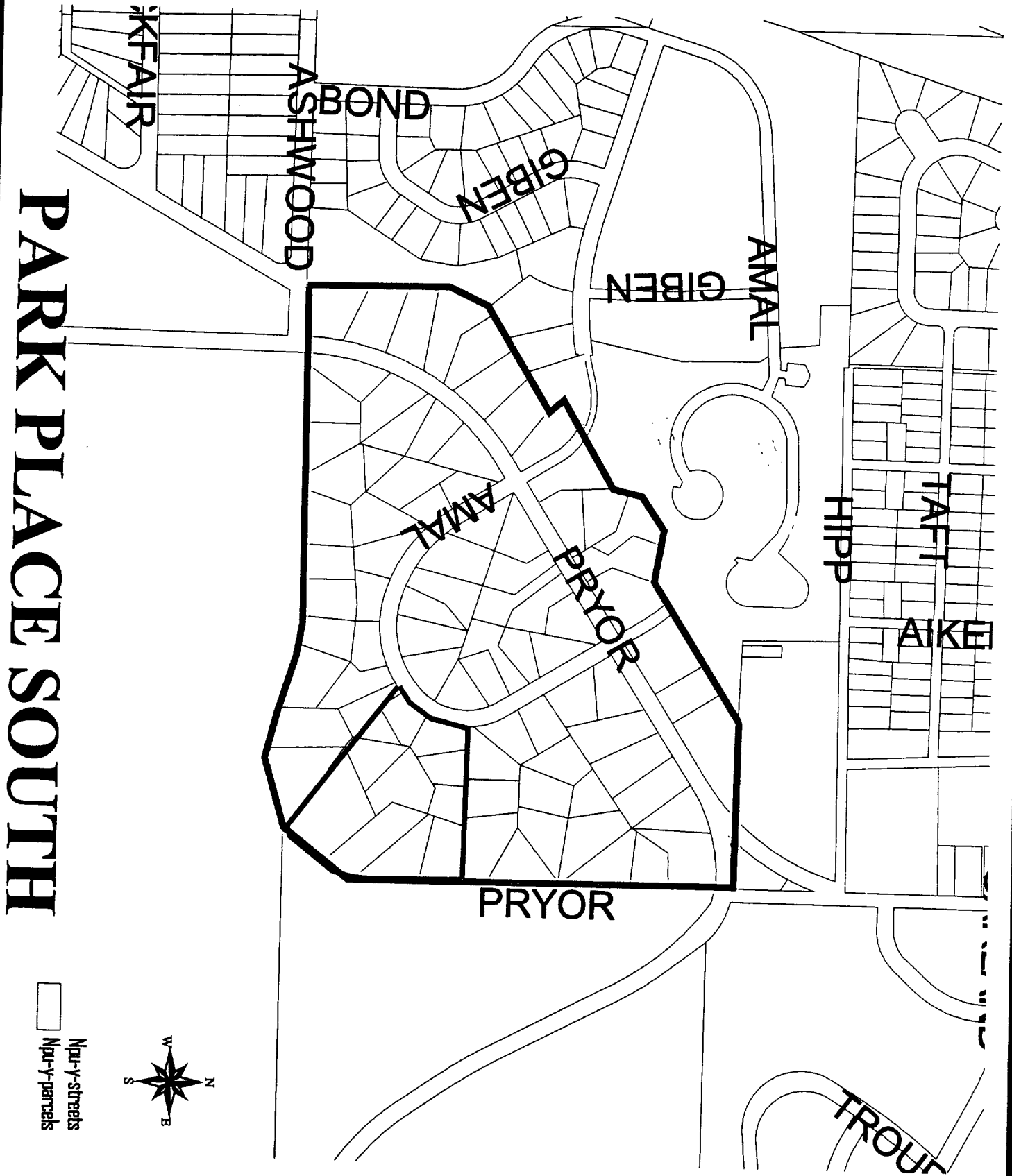
BEGIN AT "THE TRUE POINT OF BEGINNING" WHICH IS THE INTERSECTION OF THE WEST LINE OF NEW SOUTH PRYOR ROAD (50' EASEMENT) WITH THE NORTH RIGHT OF WAY LINE ON ASHWOOD AVENUE (50' R/W); THENCE NORTH 85 DEGREES, 24 MINUTES, 08 SECONDS WEST A DISTANCE 156.29 FEET TO A CORNER; THENCE NORTH 05 DEGREES, 03 MINUTES, 55 SECONDS EAST A DISTANCE 416.07 FEET TO A CORNER; THENCE NORTH 33 DEGREES, 04 MINUTES, 54 SECONDS EAST A DISTANCE OF 140.46 FEET TO A CORNER; THENCE NORTH 82 DEGREES, 08 MINUTES, 54 SECONDS EAST A DISTANCE OF 340.62 FEET TO A CORNER; THENCE NORTH 29 DEGREES, 41 MINUTES, 06 SECONDS WEST A DISTANCE OF 59.63 FEET TO A CORNER; THENCE NORTH 62 DEGREES, 30 MINUTES, 54 SECONDS EAST A DISTANCE OF 304.89 FEET TO A CORNER; THENCE NORTH 16 DEGREES, 44 MINUTES, 55 SECONDS EAST A DISTANCE OF 88.84 FEET TO A CORNER; THENCE NORTH 62 DEGREES, 22 MINUTES, 58 SECONDS EAST A DISTANCE OF 126.94 FEET TO A CORNER; THENCE SOUTH 74 DEGREES, 30 MINUTES, 06 SECONDS EAST A DISTANCE OF 154.55 FEET TO A CORNER; THENCE NORTH 62 DEGREES, 22 MINUTES, 59 SECONDS EAST A DISTANCE OF 502.50 FEET TO A CORNER; THENCE SOUTH 84 DEGREES, 52 MINUTES, 38 SECONDS EAST A DISTANCE OF 472.36 FEET TO A CORNER; THENCE SOUTH 04 DEGREES, 33 MINUTES, 22 SECONDS WEST A DISTANCE OF 1,079.70 FEET TO A CORNER; THENCE SOUTHWESTERLY ALONG A CURVE TO THE RIGHT AN ARC DISTANCE OF 564.05 FEET, SAID ARC IS SUBTENDED BY A CHORD OF SOUTH 58 DEGREES, 00 MINUTES, 02 SECONDS WEST A LENGTH OF 494.61 FEET WITH A RADIUS LENGTH OF 321.91 FEET TO A CORNER; THENCE NORTH 71 DEGREES, 20 MINUTES, 51 SECONDS WEST A DISTANCE OF 268.70 FEET TO A CORNER; THENCE NORTHWESTERLY ALONG A CURVE TO THE LEFT AN ARC DISTANCE OF 217.06 FEET, SAID ARC HAVING A RADIUS OF 1,833.85 FEET AND A CHORD OF NORTH 81 DEGREES, 11 MINUTES, 01 SECONDS WEST A LENGTH OF 216.93 FEET TO A CORNER; THENCE NORTH 86 DEGREES, 26 MINUTES, 08 SECONDS WEST A DISTANCE OF 537.08 FEET TO A CORNER; THENCE SOUTH 04 DEGREES, 35 MINUTES, 54 SECONDS WEST A DISTANCE OF 5.00 FEET TO A CORNER; THENCE NORTH 85 DEGREES, 24 MINUTES, 08 SECONDS WEST A DISTANCE OF 201.02 FEET TO A CORNER AND "THE TRUE POINT OF BEGINNING". THE ABOVE DESCRIBED TRACT CONTAINS 42.308 ACRES AND IS DELINEATED ON A PLAT OF SURVEY PREPARED BY THE CRUSSELLE COMPANY SIGNED BY G. H. CRUSSELLE, P.L.S. AND DATED 9/1/2000 AND FINALLY REVISED 03/26/01 AND BY REFERENCE THERETO IS INCORPORATED HEREIN.

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Park Place South
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LEGAL DESCRIPTION
(Lakewood Partners, LLC)

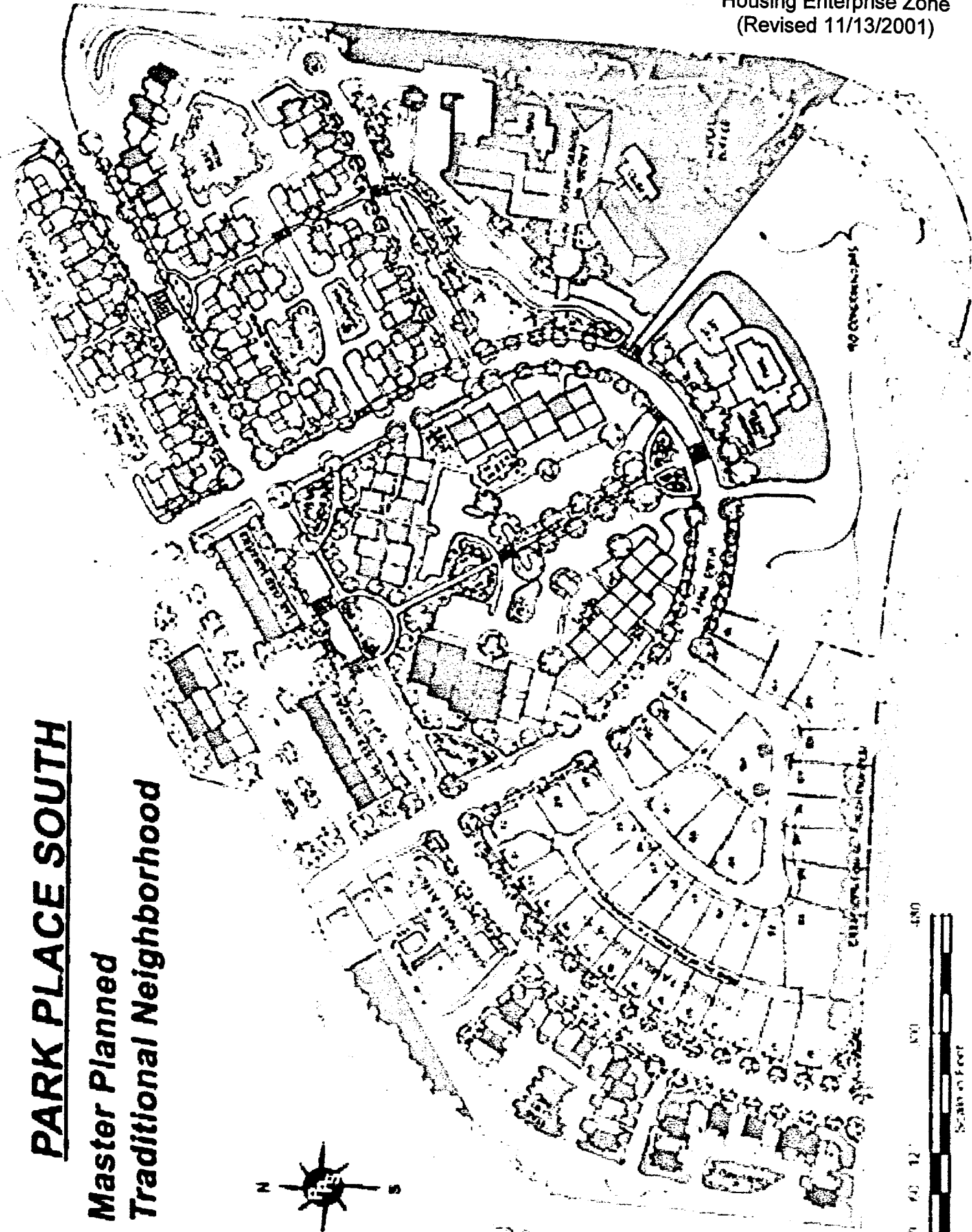
All that tract or parcel of land lying and being in Land Lots 71, 72 and 89 of the 14th District, Fulton County, Georgia and being more particularly described as follows: Lots 1-8, of Block 1; Lots 9-14 of Block 2; Lots 15, 16, 85 of Block 3; Lots 17-33, 50-84, 86-88 of Block 4; and Lots 34-49 of Block 5; of Lakewood Village Quadrplexes, as per plat recorded in Plat Book 158, page 113, Fulton County Records, which plat is incorporated herein by reference.

EXHIBIT B
Project Location Map
Park Place South
Housing Enterprise Zone
(Revised 11/13/2001)



PARK PLACE SOUTH

**Master Planned
Traditional Neighborhood**



0 60 120 480

